



LAND DESCRIPTION:

The South 150 feet of Block 80, MAP OF THE TOWN OF LINTON (now Delray Beach), lying East of the Florida East Coast Railway right-of-way, according to the Plat thereof, recorded in Plat Book 1, Page 3, of the Public Records of Palm Beach County, Florida.

Said lands lying in the City of Delray Beach, Palm Beach County, Florida and containing 13,554 square feet, more or less.

SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this survey map or report by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was provided by the Client.
4. No underground improvements were located.
5. Distances and angles shown hereon are in accord with the plat and/or deed of record and agree with the survey measurements, unless otherwise noted. Bearings are assumed based on the South line of Block 80 having a bearing of S89°30'24"W.
6. The property described hereon lies within Flood Zone X, as shown on the Federal Emergency Management Agency (FEMA) Flood Insurance Rate Map (FIRM) Number 12099C0979F, Community Number 125102, dated 10/05/2017.
7. Elevations shown hereon are in feet and based on the North American Vertical Datum of 1988 (NAVD 1988).
8. Benchmark Description: Palm Beach County Benchmark " D 32", Elevation = 18.827 (NAVD 1988).
9. Symbols shown hereon and in the legend may have been enlarged for clarity. These symbols have been plotted at the center of the field location and may not represent the actual shape or size of the feature.
10. This map is intended to be displayed at a scale of 1:240 (1"=20').
11. Abbreviation Legend: CONC. = Concrete; F.B. = Field Book; ID. = Identification; L.B. = Licensed Business; NAVD = North American Vertical Datum; OW = Overhead Wires; P.B. = Plat Book; P.B.C.R. = Palm Beach County Records; PG. = Page; P.L.S. = Professional Land Surveyor; W/CAP = With Surveyors Cap.

LEGEND	
	BACK FLOW PREVENTOR VALVE
	BOLLARD (UNLESS NOTED)
	CLEAN OUT
	ELECTRIC METER
	EXISTING ELEVATION
	GUY ANCHOR
	IRRIGATION CONTROL VALVE
	OVERHEAD WIRES
	RAILROAD
	SIGN (UNLESS NOTED)
	SPIGOT
	TELEPHONE RISER
	WATER METER
	WATER VALVE
	WOOD UTILITY POLE WITH LIGHT

CERTIFICATION:

I HEREBY CERTIFY that the attached Boundary & Topographic Survey of the hereon described property is true and correct to the best of my knowledge and belief as surveyed in the field under my direction. I FURTHER CERTIFY that this Boundary & Topographic Survey meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

Date: 3/23/2021

John T. Duggan
 JOHN T. DOGGAN, P.L.S.
 Florida Registration No. 4409
 AVIROM & ASSOCIATES, INC.
 L.B. No. 3300

JOB #: 11983
 SCALE: 1" = 20'
 DATE: 03/23/2021
 BY: W.R.E.
 CHECKED: J.T.D.
 F.B. 2083 PG. 6-10
 SHEET: 1 OF 1

REVISIONS

DATE

F.B. / PG.

BY

CKD

BOUNDARY & TOPOGRAPHIC SURVEY
THE SOUTH 150 FEET OF BLOCK 80

390 SE 2ND AVENUE
 MAP OF TOWN OF LINTON
 (P.B. 1, PG. 3, P.B.C.R.)
 CITY OF DELRAY BEACH
 PALM BEACH COUNTY, FLORIDA

AVIROM & ASSOCIATES, INC.
 SURVEYING & MAPPING
 50 S.W. 2nd AVENUE, SUITE 102
 BOCA RATON, FLORIDA 33432
 (561) 392-2594 / WWW.AVIROMSURVEY.COM
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